

| | |
|---------------------------------|-----------------------|
| IN RE: PETITION FOR RESIDENTIAL | * BEFORE THE |
| ZONING VARIANCE | |
| N/S Kingston Road, 290 ft. E | * ZONING COMMISSIONER |
| of c/l Wardum Road | |
| 808 Kingston Road | * OF BALTIMORE COUNTY |
| 9th Election District | |
| 4th Councilmanic District | * Case No. 97-4-A |
| Mark W. Swisher, et ux | |
| Petitioners | * |

* * * * *

FINDINGS OF FACT AND CONCLUSIONS OF LAW

This matter comes before the Zoning Commissioner as an administrative variance filed by Mark W. Swisher and Marie E. Swisher, his wife, for that property known as 808 Kingston Road in the Stoneleigh section of Baltimore County. The Petitioners/property owners herein seek a variance from Section 1B02.3.C of the Baltimore County Zoning Regulations (BCZR) to allow a side yard setback of 7 ft., in lieu of the minimum required 10 ft., for an enclosed porch. The property and relief sought are more particularly described on Petitioners' Exhibit No. 1, the plat to accompany the Petition.

The Petitioners having filed a Petition for Residential Variance and the subject property having been posted, and there being no request for a public hearing, a decision shall be rendered based upon the documentation presented.

The Petitioners have filed the supporting affidavits as required by Section 26-127 (b)(1) of the Baltimore County Code. Based upon the information available, there is no evidence in the file to indicate that the requested variance would adversely affect the health, safety or general welfare of the public and should, therefore, be granted. In the opinion of the Zoning Commissioner, the information, photographs, and affidavits submitted provide sufficient facts that comply with the requirements of

ORDER RECEIVED FOR FILING
 Date 8/1/96
 By M. G. G.

MICROFILMED

Section 307.1 of the B.C.Z.R. Furthermore, strict compliance with the B.C.Z.R. would result in practical difficulty and/or unreasonable hardship upon the Petitioners.

Pursuant to the posting of the property and the provisions of both the Baltimore County Code and the Baltimore County Zoning Regulations, and for the reasons given above, the requested variance should be granted.

THEREFORE, IT IS ORDERED by the Zoning Commissioner for Baltimore County this 1ST day of August, 1996 that the Petition for a Zoning Variance from Section 1B02.3.C of the Baltimore County Zoning Regulations (BCZR) to allow a side yard setback of 7 ft., in lieu of the minimum required 10 ft., for an enclosed porch, be and is hereby GRANTED, subject, however, to the following restriction:

1. The Petitioners are hereby made aware that proceeding at this time is at their own risk until such time as the 30 day appellate process from this Order has expired. If, for whatever reason, this Order is reversed, the Petitioners would be required to return, and be responsible for returning, said property to its original condition.



LAWRENCE E. SCHMIDT
Zoning Commissioner
for Baltimore County

LES:mmn

ORDER RECEIVED FOR FILING
Date 8/10/96
By M. Noak

Baltimore County Government
Zoning Commissioner
Office of Planning and Zoning



Suite 112 Courthouse
400 Washington Avenue
Towson, MD 21204

(410) 887-4386

July 31, 1996

Mr. and Mrs. Mark W. Swisher
808 Kingston Road
Baltimore, Maryland 21212

RE: Petition for Administrative Variance
Case No. 97-4-A
Property: 808 Kingston Road

Dear Mr. and Mrs. Swisher:

Enclosed please find the decision rendered in the above captioned case. The Petition for Administrative Variance has been granted, with restriction, in accordance with the attached Order.

In the event the decision rendered is unfavorable to any party, please be advised that any party may file an appeal within thirty (30) days of the date of the Order to the County Board of Appeals. If you require additional information concerning filing an appeal, please feel free to contact our Appeals Clerk at 887-3353.

Very truly yours,

A handwritten signature in dark ink, appearing to read "Lawrence E. Schmidt".

Lawrence E. Schmidt
Zoning Commissioner

LES:mmn
encl.

MICROFILMED





Petition for Administrative Variance

to the Zoning Commissioner of Baltimore County

for the property located at 808 KINGSTON ROAD, 21212

97-4-A

which is presently zoned DR-5.5

This Petition shall be filed with the Office of Zoning Administration & Development Management.

The undersigned, legal owner(s) of the property situate in Baltimore County and which is described in the description and plat attached hereto and made a part hereof, hereby petition for a Variance from Section(s) 1B02.3.C

To allow a side yard setback of 7 feet for a proposed enclosed addition in lieu of the minimum required 10 feet.

of the Zoning Regulations of Baltimore County, to the Zoning Law of Baltimore County; for the following reasons: (indicate hardship or practical difficulty)

To enclose an existing covered porch and add heat and electricity for a new family room is our goal. In so doing, we would like to widen the existing porch floor three (3) feet closer to the side property line on the west side of the property.

Property is to be posted and advertised as prescribed by Zoning Regulations.

I, or we, agree to pay expenses of above Variance advertising, posting, etc., upon filing of this petition, and further agree to and are to be bound by the zoning regulations and restrictions of Baltimore County adopted pursuant to the Zoning Law for Baltimore County.

Contract Purchaser/Lessee

(Type or Print Name)

Signature

Address

City

State

Zipcode

Attorney for Petitioner

(Type or Print Name)

Signature

Address

Phone No

City

State

Zipcode

I/We do solemnly declare and affirm, under the penalties of perjury, that I/we are the legal owner(s) of the property which is the subject of this Petition.

Legal Owner(s)

MARK W. SWISHER

(Type or Print Name)

Signature

MARIE E. SWISHER

(Type or Print Name)

Signature

808 Kingston Road 410.377.5544

Address

Phone No

Baltimore

MD

21212

City

State

Zipcode

Name, Address and phone number of representative to be contacted

Mark Swisher

Name

808 Kingston Rd. 377.5544

Address

Phone No

A Public Hearing having been requested and/or found to be required, it is ordered by the Zoning Commissioner of Baltimore County, this ____ day of _____, 19____, that the subject matter of this petition be set for a public hearing, advertised, as required by the Zoning Regulations of Baltimore County, in two newspapers of general circulation throughout Baltimore County and that the property be reposted.

Zoning Commissioner of Baltimore County

REVIEWED BY: *JS*

DATE: 7-3-96

ESTIMATED POSTING DATE

7/14



Printed with Soybean Ink
on Recycled Paper

MICROFILMED

ITEM #:

6

Affidavit in support of Administrative Variance

The undersigned hereby affirms under the penalties of perjury to the Zoning Commissioner of Baltimore County, as follows:

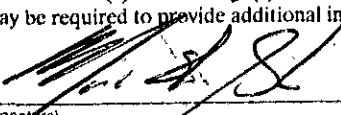
That the information herein given is within the personal knowledge of the Affiant(s) and that Affiant(s) is/are competent to testify thereto in the event that a public hearing is scheduled in the future with regard thereto.

That the Affiant(s) does/do presently reside at 808 KINGSTON ROAD
address
Baltimore, MD 21212
City State Zip Code

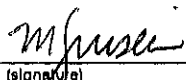
That based upon personal knowledge, the following are the facts upon which I/we base the request for an Administrative Variance at the above address: (indicate hardship or practical difficulty)

The porch floor is solid concrete and masonry and would
require very costly demolition and removal to enable con-
tractor to install duct lines to the west outside wall
under the two planned casement windows.
We are requesting a variance for the Family Room to be
3 feet wider for this practical and aesthetic reason.

That Affiant(s) acknowledge(s) that if a protest is filed, Affiant(s) will be required to pay a reposting and advertising fee and may be required to provide additional information.


(signature)
MARK W. SWISHER
(type or print name)




(signature)
MARIE E. SWISHER
(type or print name)

STATE OF MARYLAND, COUNTY OF BALTIMORE, to wit:

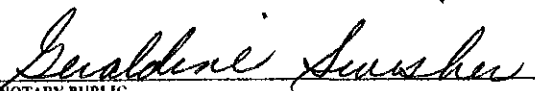
I HEREBY CERTIFY, this 20 day of June, 19 96, before me, a Notary Public of the State of Maryland, in and for the County aforesaid, personally appeared

Mark W. Swisher & Marie E. Swisher

the Affiants(s) herein, personally known or satisfactorily identified to me as such Affiant(s), and made oath in due form of law that the matters and facts hereinabove set forth are true and correct to the best of his/her/their knowledge and belief.

AS WITNESS my hand and Notarial Seal.

6/20/96
date


NOTARY PUBLIC

My Commission Expires: 2/2/99



97-4-A ⁶

ZONING DESCRIPTION
FOR
808 KINGSTON ROAD
Baltimore County 21212

808 Kingston Road

Baltimore, MD

21212

410.377.5544

Beginning at a point on the North side of Kingston Road which is 20 feet wide at the distance of 290 feet East of the centerline of the nearest improved street Wardman Road which is 20 feet wide. Being Lot# 64, Block#13 in the subdivision of Stoneleigh as recorded in Baltimore County Plat Book#7, Folio#87, containing 7,750 square feet. Also known as 808 Kingston Road and located in the 4th Election District, 9th Councilmanic District.

MICROFILMED

CERTIFICATE OF POSTING
ZONING DEPARTMENT OF BALTIMORE COUNTY

Towson, Maryland

97-4-A

District

9th

Posted for

Variance

Date of Posting

7/12/96

Petitioner

Marks & Mario E. Swisher

Location of property

808 Kingston Rd

Location of Sign

Facing the driveway on property being zoned

Remarks:

Posted by

Signature

Date of return

7/19/96

Number of Signs

1

MICROFILMED

BALTIMORE COUNTY, MARYLAND
OFFICE OF FINANCE - REVENUE DIVISION
MISCELLANEOUS CASH RECEIPT

Item No. 6

DATE 7-3-96 ACCOUNT R-001-6150

RECEIVED PNL 97-4-A AMOUNT \$ 85.00
Sign

FROM: MR. Shiplet - Owner
4010 - Residential (Hand) Variance Fee - 30.00
#080 - Sign & Posting - 35.00

FOR: MICROFILMED

01A00#0047MICHR

State: 808

K. 34 000021907-03-96

Total \$ 85.00

VALIDATION OR SIGNATURE OF CASHIER

DISTRIBUTION
WHITE - CASHIER PINK - AGENCY YELLOW - CUSTOMER



Baltimore County
Department of Permits and
Development Management

Development Processing
County Office Building
111 West Chesapeake Avenue
Towson, Maryland 21204

July 11, 1996

NOTICE OF CASE NUMBER ASSIGNMENT

Re: CASE NUMBER: 97-4-A (Item 6)
808 Kingston Road
N/S Kingston Road, 290' E of c/l Wardum Road
9th Election District - 4th Councilmanic
Legal Owner(s): Mark W. Swisher and Marie E. Swisher

Please be advised that your Petition for Administrative Zoning Variance has been assigned the above case number. Contact made with this office regarding the status of this case should reference the case number and be directed to 887-3391. This notice also serves as a refresher regarding the administrative process.

- 1) Your property will be posted on or before July 14, 1996. The closing date (July 29, 1996) is the deadline for a neighbor to file a formal request for a public hearing. After the closing date, the file will be reviewed by the Zoning or Deputy Zoning Commissioner. They may (a) grant the requested relief, (b) deny the requested relief, or (c) demand that the matter be set in for a public hearing. You will receive written notification as to whether or not your petition has been granted, denied, or will go to public hearing.
- 2) In cases requiring public hearing (whether due to a neighbor's formal request or by Order of the Commissioner), the property will be reposted and notice of the hearing will appear in a Baltimore County newspaper. Charges related to the reposting and newspaper advertising are payable by the petitioner(s).
- 3) Please be advised that you must return the sign and post to this office. They may be returned after the closing date. Failure to return the sign and post will result in a \$60.00 charge.

PLEASE UNDERSTAND THAT ON THE DATE AFTER THE POSTING PERIOD, THE PROCESS IS NOT COMPLETE. THE FILE MUST GO THROUGH FINAL REVIEW. ORDERS ARE NOT AVAILABLE FOR DISTRIBUTION VIA PICK-UP. WHEN READY, THE ORDER WILL BE FORWARDED TO YOU VIA FIRST CLASS MAIL.

Arnold Jablon
Director

cc: Mark and Marie Swisher

MICROFILMED



SUBDIVISION: STONELEIGH PLAT # 7 Folio 87 Lot # 64 SECTION #

OWNERS: MARK + MARIE SWISHER

Plat to accompany Petition for Zoning ☒ Variance ☐ Special Hearing

PROPERTY ADDRESS: 808 KINGSTON RD 21212 (see pages 5 & 6 of the CHECKLIST for additional required information)



Vicinity Map
North
Scale: 1"=1000'

LOCATION INFORMATION

Election District: 9th
Councilmanic District: 4th
1"=200' scale map#: NE 8A
Zoning: DR5-5
Lot size: 18 acreage 7750 square feet

public ☒ private ☐
SEWER: ☒ WATER: ☒
Chesapeake Bay Critical Area: ☐
Prior Zoning Hearings: None

Zoning Office USE ONLY!
reviewed by: [Signature]
ITEM #: 6
CASE #:

Flood Hazard Zone C
FIP 1A Panel 11
7.40010 07.65 P

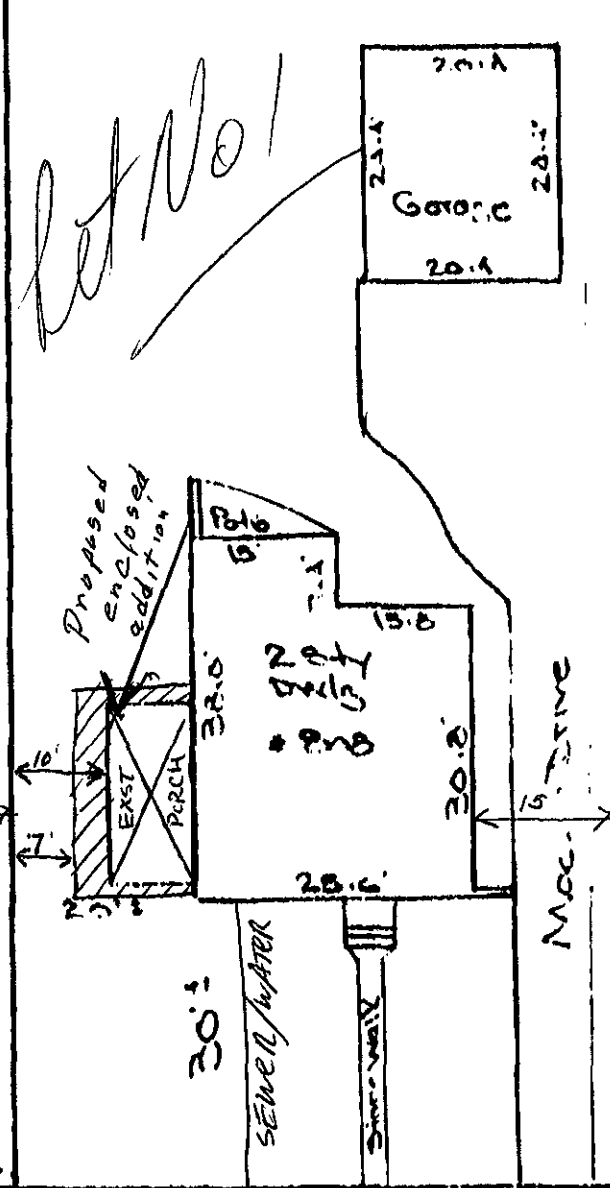
809 WELLINGTON
Power Line --- 62' C --- JOHN + LINDA KOHLER

Lots N= 63, 62 &
1/2 Lot N= 61
Block N= 13
Revised Plat
Block N= 14 & 13 incl.
and
Port of Block 14= 20
"Stoneleigh"
WPC 7/87

EXIST.
FD
806 KINGSTON
LANCASTER + FAYE MACKALL

125'

275' to Wordman Road



810 KINGSTON
175' MIKE + MARY BAXTER

DATE: July 14, 1992

SCALE: ONE INCH Equals 20 FEET.

LOCATION SURVEY OF:
808 Kingston Road
Baltimore County, MARYLAND.

The information on this plat shows only that the improvements indicated hereon are contained within the outline of the lot upon which they are erected and is not to be used to establish property lines or corners.

[Signature]
Registered Surveyor



Plat altered for
Variance Petition
Purposes.

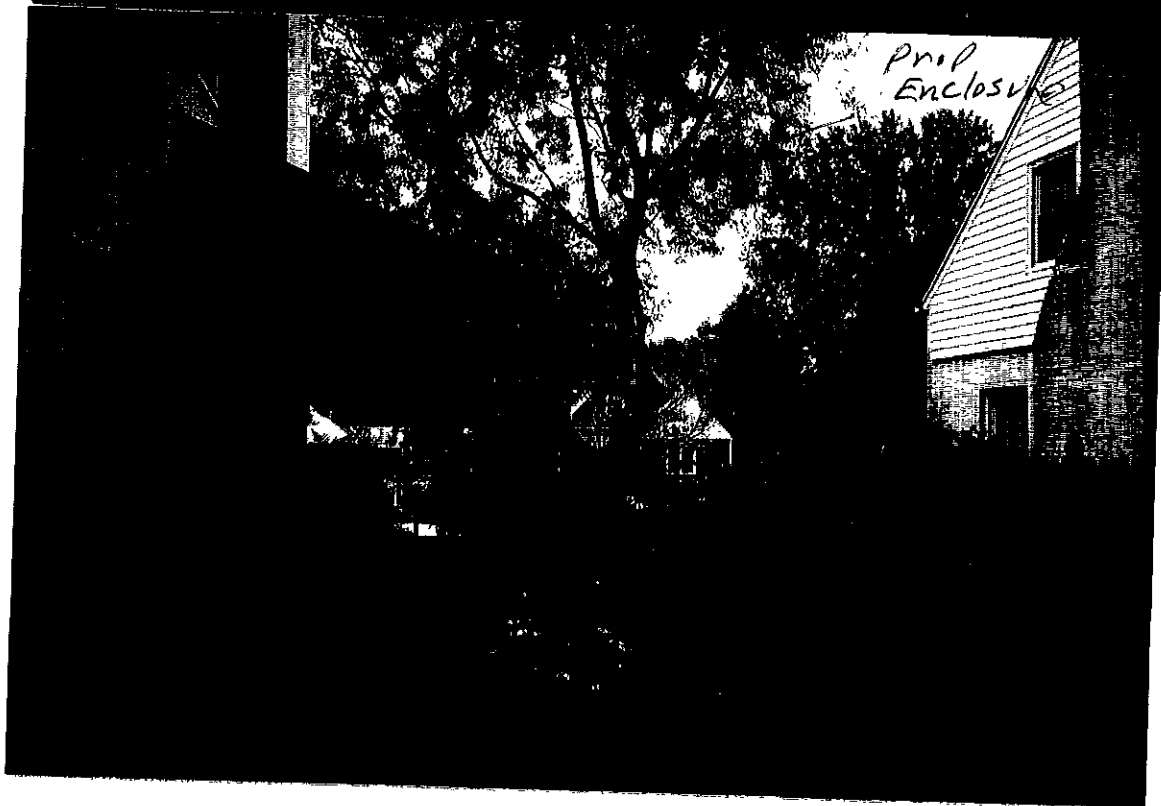
Michael B. Dallas
Registered Surveyor
Suite 30-626
210 W. Pennsylvania Avenue
Towson, Maryland 21204
Phone: 410-938-785

97-4-A

MICROFILMED [Signature]

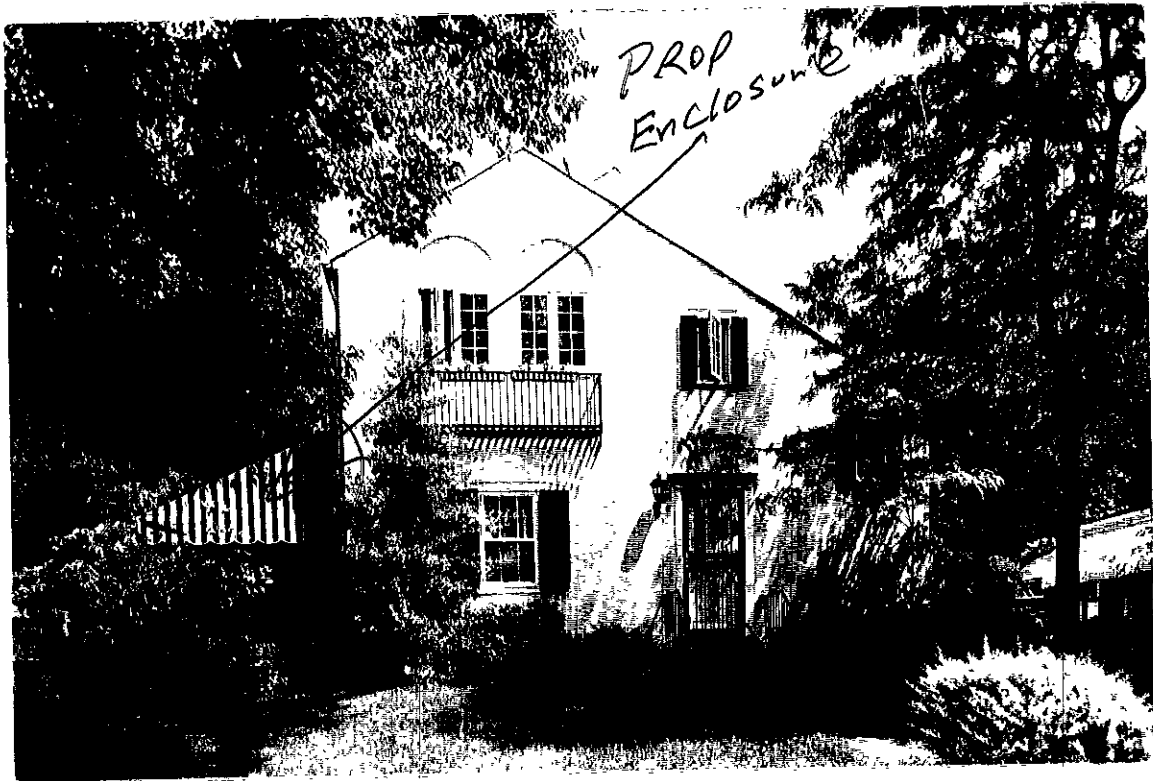
Item #6

97-4-A



MICROFILMED

97-4-A



MICROFILMED

97-4-A

20
17



| | |
|---|--|
| BALTIMORE COUNTY | |
| OFFICE OF PLANNING AND ZONING | |
| OFFICIAL ZONING MAP | |
| 1992 COMPREHENSIVE ZONING MAP Adopted by the Baltimore County Council Oct. 15, 1992 | |
| SCALE 1" = 200' | DATE PHOTOGRAPHY JANUARY 1986 |
| LOCATION STONELEIGH ANNESLIE ROGERS FORGE | |
| SHEET NE 7A | |
| <i>William D. Howard IV</i> Chairman, County Council | |

MICROFILMED



BALTIMORE COUNTY
OFFICE OF PLANNING AND ZONING
PHOTOGRAPHIC MAP

| | | |
|--|--------------------------|-------|
| SCALE | LOCATION | SHEET |
| 1" = 200' ± | STONELEIGH | N.E. |
| DATE OF PHOTOGRAPHY JANUARY 1986 | ANNESLIE ROGERS FORGE | 8-A |

MICROFILMED

97-4-A

IN RE: PETITION FOR RESIDENTIAL ZONING VARIANCE N/S Kingston Road, 290 ft. E of c/1 Wardum Road 808 Kingston Road 9th Election District 4th Councilmanic District Mark W. Swisher, et ux Petitioners

* BEFORE THE * ZONING COMMISSIONER * OF BALTIMORE COUNTY * Case No. 97-4-A *

FINDINGS OF FACT AND CONCLUSIONS OF LAW

This matter comes before the Zoning Commissioner as an administrative variance filed by Mark W. Swisher and Marie E. Swisher, his wife, for that property known as 808 Kingston Road in the Stoneleigh section of Baltimore County. The Petitioners/property owners herein seek a variance from Section 1B02.3.C of the Baltimore County Zoning Regulations (BCZR) to allow a side yard setback of 7 ft., in lieu of the minimum required 10 ft., for an enclosed porch. The property and relief sought are more particularly described on Petitioners' Exhibit No. 1, the plat to accompany the Petition.

The Petitioners having filed a Petition for Residential Variance and the subject property having been posted, and there being no request for a public hearing, a decision shall be rendered based upon the documentation presented.

The Petitioners have filed the supporting affidavits as required by Section 26-127 (b)(1) of the Baltimore County Code. Based upon the information available, there is no evidence in the file to indicate that the requested variance would adversely affect the health, safety or general welfare of the public and should, therefore, be granted. In the opinion of the Zoning Commissioner, the information, photographs, and affidavits submitted provide sufficient facts that comply with the requirements of

Section 307.1 of the B.C.Z.R. Furthermore, strict compliance with the B.C.Z.R. would result in practical difficulty and/or unreasonable hardship upon the Petitioners.

Pursuant to the posting of the property and the provisions of both the Baltimore County Code and the Baltimore County Zoning Regulations, and for the reasons given above, the requested variance should be granted.

THEREFORE, IT IS ORDERED by the Zoning Commissioner for Baltimore County this 15th day of August, 1996 that the Petition for a Zoning Variance from Section 1B02.3.C of the Baltimore County Zoning Regulations (BCZR) to allow a side yard setback of 7 ft., in lieu of the minimum required 10 ft., for an enclosed porch, be and is hereby GRANTED, subject, however, to the following restriction:

1. The Petitioners are hereby made aware that proceeding at this time is at their own risk until such time as the 30 day appellate process from this Order has expired. If, for whatever reason, this Order is reversed, the Petitioners would be required to return, and be responsible for returning, said property to its original condition.

Lawrence E. Schmidt
LAWRENCE E. SCHMIDT
Zoning Commissioner
for Baltimore County

LES:mmm

ORDER REVIEWED FOR FILING
Date 8/1/96
By Mark

Baltimore County Government
Zoning Commissioner
Office of Planning and Zoning

Suite 112 Courthouse
400 Washington Avenue
Towson, MD 21204

(410) 887-4386

July 31, 1996

Mr. and Mrs. Mark W. Swisher
808 Kingston Road
Baltimore, Maryland 21212

RE: Petition for Administrative Variance
Case No. 97-4-A
Property: 808 Kingston Road

Dear Mr. and Mrs. Swisher:

Enclosed please find the decision rendered in the above captioned case. The Petition for Administrative Variance has been granted, with restriction, in accordance with the attached Order.

In the event the decision rendered is unfavorable to any party, please be advised that any party may file an appeal within thirty (30) days of the date of the Order to the County Board of Appeals. If you require additional information concerning filing an appeal, please feel free to contact our Appeals Clerk at 887-3353.

Very truly yours,

Lawrence E. Schmidt
Lawrence E. Schmidt
Zoning Commissioner

LES:mmm
encl.

Printed with Soybean Ink
on Recycled Paper



Petition for Administrative Variance
to the Zoning Commissioner of Baltimore County

for the property located at 808 KINGSTON ROAD, 21212

97-4-A which is presently zoned R-5.5

This Petition shall be filed with the Office of Zoning Administration & Development Management. The undersigned, legal owner(s) of the property situated in Baltimore County and which is described in the description and plat attached hereto and made a part hereof, hereby petition for a Variance from Section(s) 1B02.3.C To allow a side yard setback of 7 feet for a proposed enclosed addition in lieu of the minimum required 10 feet.

of the Zoning Regulations of Baltimore County, to the Zoning Law of Baltimore County, for the following reasons: (indicate hardship or practical difficulty)

To enclose an existing covered porch and add heat and electricity for a new family room is our goal. In so doing, we would like to widen the existing porch floor three (3) feet closer to the side property line on the west side of the property.

Property is to be posted and advertised as prescribed by Zoning Regulations. I, or we, agree to pay expenses of above Variance advertising, posting, etc., upon filing of this petition, and further agree to and are to be bound by the zoning regulations and restrictions of Baltimore County adopted pursuant to the Zoning Law for Baltimore County.

(We do solemnly declare and affirm, under the penalties of perjury, that we are the legal owner(s) of the property which is the subject of this Petition.)

Contact Person(s) Name

Type or Print Name

Signature

Address

City State Zip Code

Type or Print Name

Signature

Address

City State Zip Code

Legal Owner(s)

MARK W. SWISHER

Type or Print Name

Signature

MARIE E. SWISHER

Type or Print Name

Signature

808 Kingston Road 410.377.5544

Address

Baltimore MD 21212

City State Zip Code

Name Address and phone number of representative to be contacted

Mark Swisher

Name

808 Kingston Rd. 377.5544

Address

A Public Hearing having been requested and/or found to be required, an order by the Zoning Commissioner of Baltimore County, this _____ day of _____, 19____, that the subject matter of this petition be set for a public hearing, advertisement as required by the Zoning Regulations of Baltimore County, in two newspapers of general circulation throughout Baltimore County, and that the property be reported.

Zoning Commissioner of Baltimore County

REVIEWED BY: *JS* DATE: 7-3-96
STAMPED POSTING DATE: 7/4

Printed with Soybean Ink
on Recycled Paper

ITEM #: 6

Affidavit in support of Administrative Variance

The undersigned hereby affirms under the penalties of perjury to the Zoning Commissioner of Baltimore County, as follows: That the information herein given is within the personal knowledge of the Affiant(s) and that Affiant(s) is/are competent to testify thereto in the event that a public hearing is scheduled in the future with regard thereto.

That the Affiant(s) does/do presently reside at 808 KINGSTON ROAD, Baltimore, MD 21212

That based upon personal knowledge, the following are the facts upon which I/we base the request for an Administrative Variance at the above address, unless I/we so indicate otherwise.

The porch floor is solid concrete and masonry and would require very costly demolition and removal to enable contractor to install duct lines to the west outside wall under the two planned casement windows. We are requesting a variance for the Family Room to be 3 feet wider for this practical and aesthetic reason.

That Affiant(s) acknowledge(s) that if a protest is filed, Affiant(s) will be required to pay a reposting and advertising fee and may be required to provide additional information.

Mark W. Swisher
MARK W. SWISHER
Type or Print Name
Marie E. Swisher
MARIE E. SWISHER
Type or Print Name

STATE OF MARYLAND, COUNTY OF BALTIMORE, to-wit: I HEREBY CERTIFY, this 30 day of June 1996, before me, a Notary Public of the State of Maryland, in and for the County aforesaid, personally appeared Mark W. Swisher & Marie E. Swisher

the Affiant(s) herein, personally known or satisfactorily identified to me as such Affiant(s), and made oath in due form of law that the matters and facts hereinabove set forth are true and correct to the best of his/her knowledge and belief.

AS WITNESS my hand and Notarial Seal. 6/30/96 My Commission Expires 2/2/97



808 Kingston Road
Baltimore, MD
21212
410.377.5544

ZONING DESCRIPTION
FOR
808 KINGSTON ROAD
Baltimore County 21212

Beginning at a point on the North side of Kingston Road which is 20 feet wide at the distance of 290 feet East of the centerline of the nearest improved street Wardman Road which is 20 feet wide. Being Lot# 64, Block#13 in the subdivision of Stoneleigh as recorded in Baltimore County Plat Book#7, Folio#87, containing 7,750 square feet. Also known as 808 Kingston Road and located in the 4th Election District, 9th Councilmanic District.

CERTIFICATE OF POSTING
ZONING DEPARTMENT OF BALTIMORE COUNTY
Towson, Maryland

District: 9th Date of Posting: 7/1/96
Ported for: Variance
Petitioner: Mark & Marie E. Swisher
Location of property: 808 Kingston Rd
Location of Signs: Along the driveway on property being zoned
Remarks: *Mark Swisher*
Posted by: *Mark Swisher* Date of return: 7/1/96
Number of Signs: 1

BALTIMORE COUNTY, MARYLAND
OFFICE OF FINANCE - REVENUE DIVISION
MISCELLANEOUS CASH RECEIPT

DATE: 7-3-96 ACCOUNT: R-001-6150
RV+ SIGN 97-4-A AMOUNT: \$ 85.00
RECEIVED FROM: MR Swisher - Owner
\$ 010 - Residential/Adm. Variance Fee - 35.00
080 - Sign & Posting - 35.00
FOR: # 01600H0047M1CHRC Tagged 85.00
Site: 808 K Rd, COPELAND 03-96
VALIDATION OR SIGNATURE OF CASHIER
PRINT - CASHIER - FIVE - ARMY - YELLOW - OTHER



Baltimore County
Department of Permits and
Development Management

Development Processing
County Office Building
111 West Chesapeake Avenue
Towson, Maryland 21204

July 11, 1996

NOTICE OF CASE NUMBER ASSIGNMENT

Re: CASE NUMBER: 97-4-A (Item 6)
808 Kingston Road
N/S Kingston Road, 290' E of c/1 Wardum Road
9th Election District - 4th Councilmanic
Legal Owner(s): Mark W. Swisher and Marie E. Swisher

Please be advised that your Petition for Administrative Zoning Variance has been assigned the above case number. Contact made with this office regarding the status of this case should reference the case number and be directed to 887-3391. This notice also serves as a refresher regarding the administrative process.

1) Your property will be posted on or before July 14, 1996. The closing date (July 20, 1996) is the deadline for a neighbor to file a formal request for a public hearing. After the closing date, the file will be reviewed by the Zoning or Deputy Zoning Commissioner. They may (a) grant the requested relief, (b) deny the requested relief, or (c) demand that the matter be set in for a public hearing. You will receive written notification as to whether or not your petition has been granted, denied, or will go to public hearing.

2) In cases requiring public hearing (whether due to a neighbor's formal request or by order of the Commissioner), the property will be reported and notice of the hearing will appear in a Baltimore County newspaper. Charges related to the reporting and newspaper advertising are payable by the petitioner(s).

3) Please be advised that you must return the sign and post to this office. They may be returned after the closing date. Failure to return the sign and post will result in a \$60.00 charge.

PLEASE UNDERSTAND THAT ON THE DATE AFTER THE POSTING PERIOD, THE PROCESS IS NOT COMPLETE. THE FILE MUST GO THROUGH FINAL REVIEW. ORDERS ARE NOT AVAILABLE FOR DISTRIBUTION VIA PICK-UP. WHEN READY, THE ORDER WILL BE FORWARDED TO YOU VIA FIRST CLASS MAIL.

Carl John

Arnold John
Director

cc: Mark and Marie Swisher

Printed with Soybean Ink
on Recycled Paper



BALTIMORE COUNTY
OFFICE OF PLANNING AND ZONING
PHOTOGRAPHIC MAP

PREPARED BY AIR PHOTOGRAPHICS, INC.
MARTINSBURG, W. V. 25401

SCALE
1" = 200'

DATE
OF
PHOTOGRAPHY
JANUARY
1986

LOCATION
STONELEIGH
ANNESLIE
ROGERS FORGE

SHEET

N/E
8-A

97-4-A